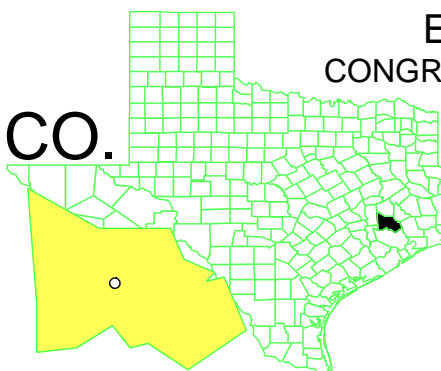


UNITED CREOSOTING CO. TEXAS

EPA ID# TXD980745574

Site ID: 0602803



EPA REGION 6

CONGRESSIONAL DISTRICT 08

Montgomery County
Conroe

Updated: 11/24/2003

SITE DESCRIPTION

Location: Conroe, Montgomery County

Population: Approximately 13,000 people live within two-miles of the Site.

Setting: The nearest drinking water well is 1.8 miles southeast of the Site, screened 160 feet below the ground surface. The Site is now partially residential, and partially commercial; approximately 100 residences are located on the Site. The Site is approximately 100 acres. Two waste lagoons were on-Site, but are now filled.

Hydrology:

- The shallow water-bearing zone is 25 feet deep, and is currently not used.
- The first water-bearing zone used for domestic supply is 100 ft.
- The City of Conroe water supply is 400-1000 feet below the surface.

PRESENT STATUS AND ISSUES

- Remediation of residential and industrial soils has been completed, areas have been restored, and threats to human health have been eliminated. The 5-Year Review was issued on September 28, 2000. The remedy is protective of human health and the environment short-term. The State is investigating the addition of several more ground water monitoring wells.

WASTES AND VOLUMES

Principal Pollutants:

- Pentachlorophenol - in soil and ground water.
- Creosote compounds - in soil and ground water.

Volume:

- 35,000 cubic yards of contaminated soil in the two filled waste lagoons and in the residential area.
- 43,000,000 gallons of contaminated ground water

SITE ASSESSMENT AND RANKING

NPL LISTING HISTORY

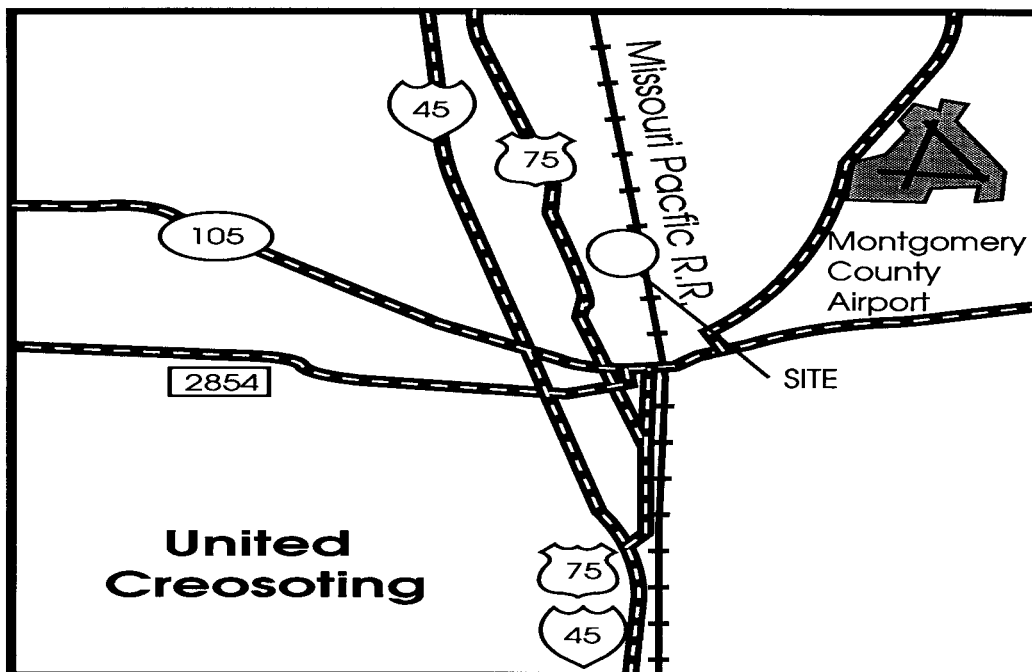
Site HRS Score: 37.29

Proposed Date: 9/08/83

Final Date: 9/21/84

NPL Update: No. 1

SITE MAP AND DIAGRAM



SITE HISTORY

- United Creosoting operated from 1946 to 1972 as a wood treating facility.
- Redevelopment of abandoned Site for commercial and residential use began in 1977.
- Remedial Action field activities in industrial started in December 1995. However, in February 1998, the Texas Natural Resource Conservation Commission (TNRCC), now the Texas Commission on Environmental Quality (TCEQ) terminated the contract with CF Environmental Corporation due to substantial failure to perform.
- In September 1998, the EPA issued a ROD amendment requiring the excavation and removal to a permitted landfill the remaining 29,000 cubic yards contaminated soil in the industrial area; the TNRCC requested bids for the new remedy in November 1998 and awarded the contract for remedial activities to Remedial Construction Services, Inc. (ReCon) in January 1999.
- In May 1999, the contractor completed the removal of the contaminated soil to an offsite landfill.
- On November 19, 1999, the TNRCC, the TNRCC's Oversight Engineer, and Contractor conducted the Final Inspection. The Certificate of Final Completion has been issued.

HUMAN HEALTH AND ECOLOGICAL RISK ASSESSMENT

- Residences were constructed on the Site of an impoundment contaminated with hazardous materials.
- Shallow ground water is contaminated.

RECORD OF DECISION

Signed: September 30, 1986

- INTERIM REMEDY: Temporary Cap, Future Disposal

<u>Other Remedies Considered</u>	<u>Reason Not Chosen</u>
1. On-Site landfill	Not permanent Remedy
2. On-Site incineration	Potential public opposition
3. Off-Site landfill	No facility available
4. Off-Site incineration	Facility not yet available
5. Permanent cap & slurry wall	Not permanent remedy

Signed: September 29, 1989

- REMEDY: Critical Fluid Extraction and Reburial of Clean Soils On-Site; Off-Site Incineration of Liquid Organic Concentrate.

<u>Other Remedies Considered</u>	<u>Reason Not Chosen</u>
1. No Action	Inadequate protection of human health and the environment.
2. Capping	If the caps are damaged or not maintained properly, risk from potential exposure to the untreated contaminants; inadequate protection of the environment [ground water].
3. On-Site Incineration	This alternative was not favored by the community; costs are higher for this alternative than the selected remedy.
4. Biological Treatment	The toxicity of dioxins and furans was not significantly affected by this treatment process (treatability study).
5. Off-Site Incineration	Transport and increased handling of the high

volume of contaminated soils create short-term risk considerations during implementation. In addition, the costs for this alternative were nearly 10 times greater than those for the selected remedy.

RECORD OF DECISION AMENDMENT #1

Signed: October 14, 1998

- **PERMANENT REMEDY:** Excavation and disposal offsite of remaining contaminated soil.

COMMUNITY INVOLVEMENT

- Community Involvement Plan: Developed 5/84, revised 4/91.
- Open houses and workshops: 8/83, 2/84, 1/86, 8/86, 5/88, 12/89, 5/90, 7/90, 5/91, 10/91; numerous open houses on relocation during 1991, 1992, 1993; monthly public meetings from August 1998 to May 1999.
- Proposed Plan Fact Sheets and Public Meetings: 8/86 (Interim), 7/89 (Permanent), 6/98 (ROD Amendment).
- ROD Fact Sheet: 10/86 (Interim Remedy) and 11/89 (Permanent Remedy).
- EPA Fact Sheets: 3/87, 6/87, 3/88, 5/88, 2/89, 12/89, 1/90, 2/90, 4, 5, 6/90, 8, 9/90, 11/90.
- TNRCC Fact Sheets: 3/88, 6/88, 3/89, 1/91, 4/91, 5/93, 1994
- Citizens on Site mailing list: 232
- Constituency Interest: High interest concerning health hazards, decreasing property values, requests for buyouts, remediation noise, and odors.
- Site Repository: Montgomery County Library, 104 Interstate 45 North, Conroe, TX 77301

TECHNICAL ASSISTANCE GRANT

- Availability Notice: Advertised in 2/89 and 9/90.
- Letters of Intent Received:
 - 1) Tanglewood Assistance Group - 9/27/89 (withdrawn)
- Grant Award: None
- Current Status: No apparent interest in applying for a grant.

CONTACTS

- **Remedial Project Manager (EPA):** Vince Malott, 214-665-8313, Mail Code: 6SF-AP
- **State Contact:** (TCEQ) Diane Poteet, 512-239-2502, Mail Code 144

- **Attorney (EPA):** Joseph Compton, III, 214-665-8506, Mail Code: 6RC-S
- **State Coordinator (EPA):** Karen Bond, 214-665-6682, Mail Code: 6SF-AP
- **Region 6 Public Liaison (EPA):** Arnold Ondarza, (303) 312-6777
- **Prime Contractor:** Remedial Construction Services, Inc., Roy F. Weston (A&E)

ENFORCEMENT

- **PRPs Identified:** 10
- **Viable PRPs:** None
- **Proceeding with Fund Lead**

BENEFITS

The cleanup in the residential portion of the United Creosote Company Superfund Site has mitigated risks to residents' health from contaminated soil. The cleanup in the industrial portion of the Site has mitigated risks to workers' health from contaminated soil.